

Washoe County Board of Adjustment



**COMMUNITY
SERVICES DEPARTMENT**

WSUP23-0026 (Tahoe Golf)

November 2, 2023

Applicant Request



Approval of a special use permit for a golf instruction studio, Amusements and Recreation Services use type, within in an existing commercial space in the Country Club Center.

Location



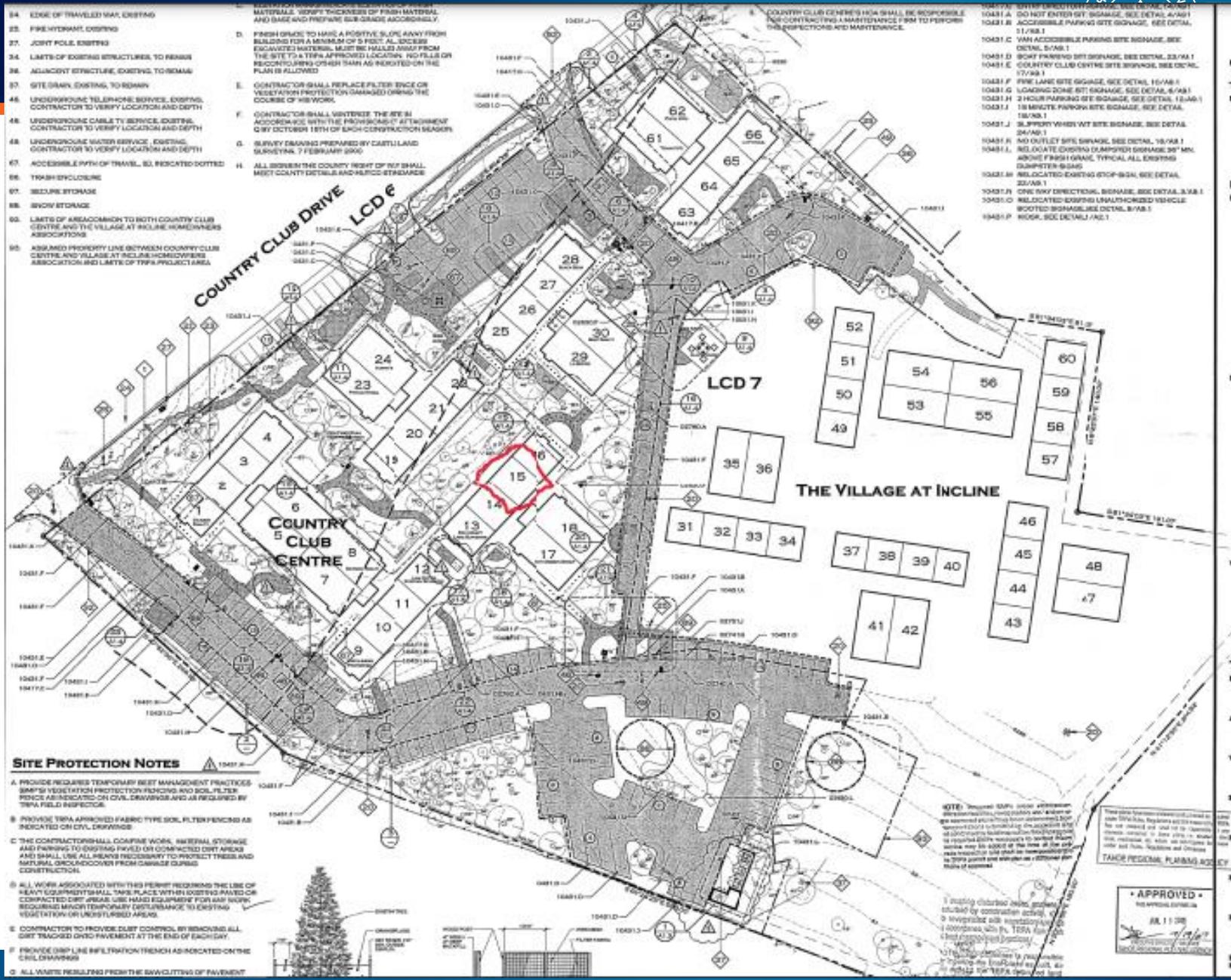
The parcel is located on a 7.1-acre parcel at 120 Country Club Dr, Unit 15 and is designated Incline Village – Tourist (IV-T). The proposed use of a golf instruction studio is classified as “Amusements and Recreation Services” which is permitted in IV-T with a special use permit.



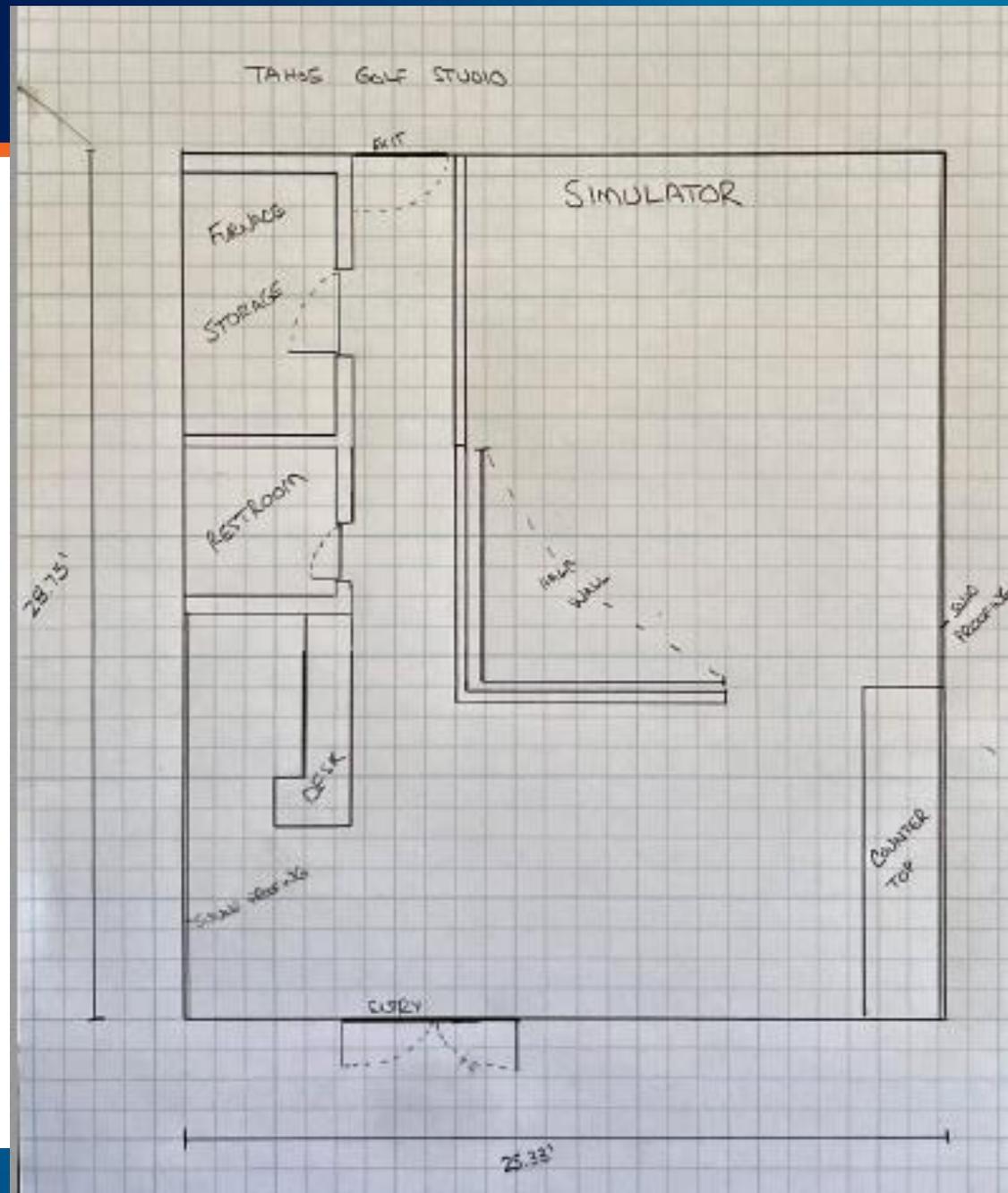
Site Plan



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Floor Plan



Possible Motion



I move that, after giving reasoned consideration to the information contained in the staff report and information received during the public hearing, the Washoe County Board of Adjustment approve with conditions Special Use Permit Case Number WSUP23-0026 for Will Wolford & Ashley Wood, with the conditions included as Exhibit A to this matter, having made all five findings in accordance with Washoe County Code Section 110.810.30: [If a denial is recommended, of course revise the above paragraph.]

- (a) Consistency. That the proposed use is consistent with the action programs, policies, standards and maps of the Master Plan and the Warm Springs Area Plan;
- (b) Improvements. That adequate utilities, roadway improvements, sanitation, water supply, drainage, and other necessary facilities have been provided, the proposed improvements are properly related to existing and proposed roadways, and an adequate public facilities determination has been made in accordance with Division Seven;
- (c) Site Suitability. That the site is physically suitable for major grading, and for the intensity of such a development;
- (d) Issuance Not Detrimental. That issuance of the permit will not be significantly detrimental to the public health, safety or welfare; injurious to the property or improvements of adjacent properties; or detrimental to the character of the surrounding area;
- (e) Effect on a Military Installation. Issuance of the permit will not have a detrimental effect on the location, purpose or mission of the military installation.

Thank you

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